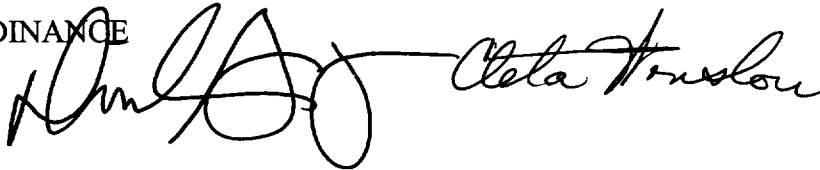


Municipal Clerk
City of Atlanta

02-○-1581

AN ORDINANCE

BY
02-27



CD-

AN ORDINANCE TO AMEND THE LAND USE ELEMENT OF THE 2002 COMPREHENSIVE DEVELOPMENT PLAN, AS AMENDED, SO AS TO RE-DESIGNATE VARIOUS PROPERTIES IN COUNCIL DISTRICTS 4 AND 12 TO AND FROM VARIOUS DESIGNATIONS TO REFLECT THE LAND USE RECOMMENDATIONS IN THE PITTSBURGH COMMUNITY REDEVELOPMENT PLAN; AND FOR OTHER PURPOSES.

COUNCIL DISTRICTS 4 AND 12

NPU V

THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, AS FOLLOWS:

Section 1: That the 2002 Comprehensive Development Plan (CDP) of the City of Atlanta, Georgia, adopted by the City Council on July 1, 2002 and approved by the Mayor on July 9, 2002, is hereby amended by changing the Land Use Element of said plan so as to re-designate certain properties located within the Pittsburgh Community Redevelopment Plan area, from Various Classifications to Various Classifications.

Section 2: That all tracts or parcels of land lying and being in Land Lots 86 and 87 of the 14th District, Fulton County, Georgia are more specifically identified by the list which comprises the attached Exhibits (A) and the attached maps (Exhibits B, C, and D) which are hereby made part of this Ordinance.

Section 3: All ordinances and parts of ordinances in conflict are hereby rescinded.

EXHIBIT A

DESCRIPTIONS OF PROPOSED LAND USE CHANGES: PITTSBURGH COMMUNITY REDEVELOPMENT AREA

Tract	Location	Current Land Use	Proposed Land Use	Rationale for Change
1	Metropolitan Parkway	Low Density Commercial	Medium Density Multifamily	To promote medium density multifamily development
2	McDaniel St.	Low Density Commercial	Medium Density Multifamily	To promote medium density multifamily development
3	University at Welch St.	Commercial	Single Family	To promote single family residential at community node
4	Metropolitan Parkway	Low Density Commercial and Single Family	Low Density Commercial/ Residential-Conditional	To promote mix-use type development along corridor
5a	Metropolitan at Shelton Ave.	Industrial	Medium Density Commercial	To promote new townhome developments
5b	Metropolitan Parkway	Residential	Median Density Residential	To promote medium density multifamily development
6	University at West Avenue	Industrial	Single Family	To promote single family development
7	University Ave. @ Welch	Industrial	Commercial	To promote low density community businesses at major node
8	McDaniel @	Low Density	Low Density	To provide for new

	Berckele	Commercial	Residential/Commercial	mix-use residential development
9	McDaniel @ Mary St.	Residential	Neighborhood Commercial	To provide for neighborhood commercial development
10	Metropolitan @ Arthur St.	Residential	Office-Institutional	To provide for new office/institutional development
11	Smith @ Fletcher St.	Low Density Residential	Single family	To provide for new single family residential
12	Dunbar @ Coleman St.	Residential	Low Density Commercial	To provide for commercial community businesses along a major corridor
13	Rockwell @ McDaniel	Low Density Residential	Mix-use	To provide for new mix-use residential development.
14	Roy Street @ Moton Ave.	Low Density Residential	Industrial	To maintain industrial use that currently exists.
15	Metropolitan @ Mayland Ave.	Low Density residential	Medium Density Residential	To promote medium density multifamily new development

From: I1 (Light Industrial) District
To: C1 (Community Business) District

EXHIBIT D
PITTSBURGH REDEVELOPMENT
PLAN

Tract 8

From: C1 (Community Business) District
To: C3C (Commercial Residential
Conditional) District

Tract 13

From: R5 (Two-Family Residential)
District
To: C3C/REM (Community Residential
Conditional) District

Tract 9

From: R5 (Two-Family Residential)
District
To: NC (Neighborhood Commercial)
District

Tract 2

From: C1 (Community Business) District
To: RG3 (Residential General-Sector 3)
District

